

# Market snapshot

EX2 5

## LOCAL MARKET ROUND UP

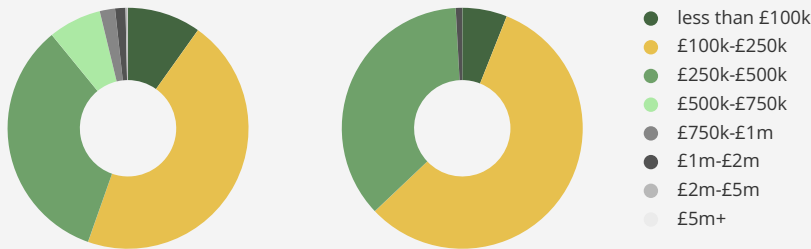


Over the last 12 full months there have been **120 sales** in EX2 5. This is a **-2%** change on the previous 12 month period. The average sales price was **£217,024**.

### Transactions by price band over the last 12 months

NATIONAL

EX2 5



### House price growth over 1 year and 5 years

1  
-2%

5  
+20%

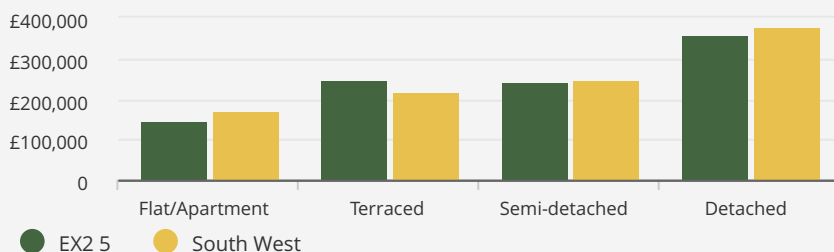
### Top transaction in last 3 months



**£404,500**

AVONDALE ROAD  
EX2

### Average prices over last 12 months



Source: Dataloft, Land Registry

## NATIONAL MARKET

NOVEMBER 2019



We bring you the latest trends in the UK's housing market, with a detailed focus on EX2 5.

### House prices

At £234,370 property prices across the UK in September are just £3,000 (1.3%) higher than a year ago. Month on month, property prices remained static or fell marginally in all regions except the South East.

### Economy

Base rates were held at 0.75% in November although two members of the committee voted for a decrease which is the first split vote since June 2018. The latest report has raised the possibility that rates could be cut in coming months if Brexit uncertainty persists.

### Transactions

The HMRC report sales levels in October were 4.3% higher than a year ago, and at their highest monthly level since March 2017. However, in recent months sales volumes have been revised downwards in subsequent data revisions. Sales in September are now reported to be lower than a year ago.

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We'd love to hear from you at our branch. Get in touch!